Site Development Scorecard

Project name / number: Date: Points Target:

Project phase: Program: Budget:

		Points	Do-able?	Achieved
Pre-design Assessment and Planning				
1	Create a statement of design intent explaining how this development optimizes ecological function, social capital, recreation and aesthetic value while minimizing operation and maintenance burdens	4		
2	Present watershed, existing stormwater fate, proposed stormwater fate, environmentally critical areas, habitat types (using Seattle Urban Nature Project maps)	2		
3	Inventory existing on-site characteristics: use patterns, generalized soil type, plants (in developed areas), sun/shade, wind, views, other ecological, topographic, recreational, cultural and historical features	3		
Design Elements (manifesting design intent)				
4	Demonstrate how design elements enhance ecological function, foster social capital, deter crime, abate noise, add aesthetic value, serve as safety barriers, and aid in way-finding/circulation	3		
5	Demonstrate how design will minimize maintenance and operational costs: mowing requirements, leaf blower use, litter pick-up, painting and other burdens	2		
6	Educational/interpretive element – include permanent signage which adequately conveys sustainable characteristics of project and reveals details of ecological function on-site	1		
Construction Management				
7	Demonstrate that grading changes reduce materials export from site and avoid negative impacts on existing vegetation and soils	1		
8	Demonstrate that soil preparation measures address new plant community needs	1		
9	Turf areas: grade for mower safety (not to exceed 1:4) and ease - to accommodate 6' mower	1		
10	Salvage topsoil and manage fill on-site (or transfer it to a proximal project - within 10 miles)	1		
11	Reduce site disturbance to w/in 40 ft of building, 5 ft of road/walkways, 25 ft of parking areas	1		
12	Minimize construction impacts to neighborhood by limiting construction hours, staging equipment off-site, shuttling workers from remote parking	1		
Materials and Resources				
13	Cubic yards of existing plant materials chipped and re-used on-site or close by <20 = 1, 20 -70 = 2, 70-100 = 3, each additional 100 cubic yards = 1 point	1 or >		
14	Cubic yards of existing paving materials reused on-site or close by <20 = 1, 20-70 = 2, 70-100 = 3, +1 for each additional 100 cubic yards	1 or >		
15	Salvaged materials: 1 pt. for each 2% of total material costs (using 'new' cost of salvage materials)	1 or >		
16	Recycled-content: 1 pt. for each 5% of the total materials cost that are post-consumer (or 10% of materials that are combined post-consumer +1/2 post-industrial)	1 or >		
17	Rapidly renewables: 1 pt. for each 5% of total material cost (harvested w/ in 10 yr. cycle)	1 or >		
18	Regional materials: 1 point for each 20% of total materials cost manufactured w/ in 500 miles, 1pt for each 50% of materials extracted, harvested, recovered regionally	1 or >		
Plant Selection and Establishment				
19	Demonstrate that plant selection and placement ensures establishment and minimizes vulnerability to invasive species -- use native and/or robust area-adapted species well-suited for their placement (which become established and require no irrigation after 3 years)	4		
20	Conduct audit at physical completion to ensure turf and plants have been installed per plans	1		
21	Use a 2-phase construction close-out process, w/ final payment after 3 year plant establishment period	3		
Water Management				
22	If irrigation is permanent, use Maxi-com compatible system	3		
23	If irrigation system is for an establishment period only, use drip system	1		
24	Infiltrate (or harvest) storm water on-site for a 50 yr storm event = 4, 100 yr storm event = 8	4 - 8		
25	Rainwater harvest and re-use capacity: 1 point for every 1,500 gallons of capacity	1 or >		
26	Surface infiltration area (in # of vertical feet of >3' wide bioswale) 1 pt. for every 30'	1 or >		
27	Reduce total existing impervious surface: 1 pt for every 100 sq ft	1 or >		
Innovations				
28	Show how other systems, methods, materials and/or practices are innovations which are sustainable approaches to design, construction and/or operations	1-10		
	Total Points			

For more information, contact Richard Gelb 206-684-4165